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Doc#: 1332616099 Fee: \$48.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/22/2013 04:53 PM Pg: 1 of 6

This instrument prepared by: Ross M. Rosenberg, Esq., Admitted to the Bar of Illinois, Rosenberg LPA, Attorneys At Law, 570 Crescent Blvd, Glen Ellyn, Illinois, 60137, Phone: (513) 247-9605.

After Recording, Return To:
MORTGAGE CONNECT, LP
260 AIRSIDE DRIVE
MOON TOWNSHIP, PA 15108
File No. 601814

Mail Tax Statements To: **Gemma Wong: 8954 Linden Drive, Tinley Park, IL 60487 and Maria Shum: 125 Avalon Court, San Ramon, CA 94582**

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
28-17-111-018-0000**

SPECIAL/LIMITED WARRANTY DEED

BANK OF AMERICA, NATIONAL ASSOCIATION, hereinafter grantor, whose tax-mailing address is **2375 N. Glenville Drive (Mail Code: TX 983-01-01), Richardson, TX 75082**, for \$125,000.00 (One Hundred Twenty Five Thousand Dollars and Zero Cents) in consideration paid, grants with covenants of limited warranty to **Gemma Wong**, whose address is 8954 Linden Drive, Tinley Park, IL 60487 and **Maria Shum**, whose address is 125 Avalon Court, San Ramon, CA 94582, hereinafter grantees, the following real property:

SEE "EXHIBIT A" ATTACHED HERETO FOR LEGAL DESCRIPTION

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

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TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Prior instrument reference: **1326228013, Recorded on 09/19/2013**

The Grantee(s), or purchaser(s), of the Property may not re-sell, record any additional conveyance document, or otherwise transfer title to the Property within 60 days following the recording of the deed conveying title of the Property to the Buyer.

Property of Cook County Clerk's Office

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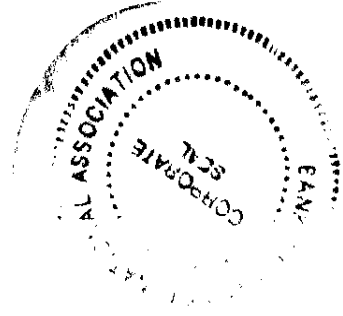
Executed by the undersigned on November 1st, 2013:



BANK OF AMERICA, NATIONAL ASSOCIATION

By: Ani Hakobyan

Its: AVP



STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me on _____, 2013 by _____ its _____ on behalf of **BANK OF AMERICA, NATIONAL ASSOCIATION** who is personally known to me or has produced _____ as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

See Attached Acknowledgment

Notary Public

**MUNICIPAL TRANSFER STAMP
(If Required)**

**COUNTY/ILLINOIS TRANSFER STAMP
(If Required)**

EXEMPT under provisions of Paragraph _____ Section 31-45, Property Tax Code.

Date: _____

Buyer, Seller or Representative

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EXHIBIT A (LEGAL DESCRIPTION)

The land referred to herein below is situated in the County of Cook, State of Illinois and is described as follows:

LOT 18 IN BLOCK 14 IN THE FIFTH ADDITION TO MEDEMA'S EL VISTA GARDENS BEING A SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 6117 FORESTVIEW DRIVE, OAK FOREST, IL 60452

PIN: 28-17-111-018-0000


Property of Cook County Clerk's Office

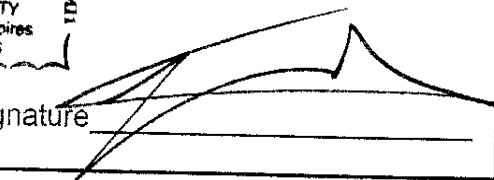
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State of California
County of Ventura

Subscribed and sworn to (or affirmed) before me on this 1st
day of November, 2013, by Ani Hakobyan

proved to me on the basis of satisfactory evidence to be the
person(s) who appeared before me.

(Seal)  **FERNANDO MAYORGA**
COMM. # 1994179
NOTARY PUBLIC • CALIFORNIA
VENTURA COUNTY
My Commission Expires
October 18, 2016

Signature 

Property of Cook County Clerk's Office